

Dear members of the Planning & Development Committee,

I am asking for you to please say NO to bill, [HB 5429](#). Do not support this bill.

In this bill, There is nothing about the housing that will be built that guarantees it will be affordable for workers. This will be a gift for developers of luxury condo buildings who will increase density, traffic, sewer capacity and greatly increase our non- affordable housing stock! They get to build 90% penthouses and very expensive apartments for a tiny requirement of 10% low income. It's a ridiculous , unfair give-away to giant developers who will gobble up our town. The bill ENCOURAGES luxury high rises and developers who do not live here will snap up every piece of land.

This bill destroys local control over almost 125 acres around each train station, which is often among the most valuable real estate in a municipality and a primary employment and retail center, and its rezoning to residential. There is no consideration in the bill of the centrality of commerce or jobs centers. Their parking spots are limited and so this means massive parking overflow into our already traffic clogged town near the train station.

One-size fits all approaches to zoning does not work. All our towns are unique and **land is the most finite of resources.**

Please don't allow greedy developers to destroy our town. There are so many other ways to increase affordable housing.

I urge you to NOT SUPPORT HB5429.

Sincerely,
Hilary Haroche
Resident Greenwich Ct

Sent from my iPhone